

Certificate of Notice Page 1 of 3
 United States Bankruptcy Court
 Eastern District of Pennsylvania

In re:
 Mark D. Schaeffer
 Danielle Christa Schaeffer
 Debtors

Case No. 18-10620-ref
 Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-4

User: Keith
 Form ID: pdf900

Page 1 of 1
 Total Noticed: 3

Date Rcvd: Oct 10, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 12, 2018.

db/jdb Mark D. Schaeffer, Danielle Christa Schaeffer, 521 Frutchey Hill Road,
 Easton, PA 18040-7110
 cr +Santander Bank, N.A., c/o Thomas A. Capehart, Esq., Gross McGinley LLP,
 33 S Seventh Street, Allentown, PA 18101-2418

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

cr +E-mail/PDF: gecseidi@recoverycorp.com Oct 11 2018 03:37:10 Synchrony Bank,
 c/o PRA Receivables Management, LLC, PO Box 41021, Norfolk, VA 23541-1021
 TOTAL: 1

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 12, 2018

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 10, 2018 at the address(es) listed below:

FREDERICK L. REIGLE on behalf of Trustee FREDERICK L. REIGLE ecfmail@fredreiglech13.com, ecf_frpa@trustee13.com
 HARRY B. REESE on behalf of Creditor WELLS FARGO BANK, N.A. harry.reese@pkallc.com, chris.amann@pkallc.com;nick.bracey@pkallc.com;jill@pkallc.com;samantha.gonzalez@pkallc.com;mary.raynor-paul@pkallc.com;amanda.rauer@pkallc.com
 J. ZAC CHRISTMAN on behalf of Debtor Mark D. Schaeffer jchristman@newmanwilliams.com, mdaniels@newmanwilliams.com;lbeaton@newmanwilliams.com
 J. ZAC CHRISTMAN on behalf of Joint Debtor Danielle Christa Schaeffer jchristman@newmanwilliams.com, mdaniels@newmanwilliams.com;lbeaton@newmanwilliams.com
 JILL MANUEL-COUGHLIN on behalf of Creditor WELLS FARGO BANK, N.A. jill@pkallc.com, chris.amann@pkallc.com;nick.bracey@pkallc.com;samantha.gonzalez@pkallc.com;harry.reese@pkallc.com;mary.raynor-paul@pkallc.com;amanda.rauer@pkallc.com
 REBECCA ANN SOLARZ on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper bkgroup@kmillawgroup.com
 ROLANDO RAMOS-CARDONA on behalf of Trustee FREDERICK L. REIGLE RRamos-Cardona@fredreiglech13.com
 THOMAS A. CAPEHART on behalf of Creditor Santander Bank, N.A. JKacsur@grossmcginley.com, ehutchinson@grossmcginley.com
 United States Trustee USTPRegion03.PH.ECF@usdoj.gov
 WILLIAM MILLER*R ecfemail@FredReigleCh13.com, ECF_FRPA@Trustee13.com

TOTAL: 10

**IN THE UNITED STATES BANKRUPTCY COURT FOR
THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE:)	Chapter 13
MARK D. SCHAEFFER and)	18-10620-ref
DANIELLE CHRISTA SCHAEFFER)	
Debtors)	
SANTANDER BANK, N.A.)	MOTION FOR STAY RELIEF
Movant)	521 Fruthey Hill Road, Easton, PA
vs.)	
MARK D. SCHAEFFER and)	
DANIELLE CHRISTA SCHAEFFER)	
PATRICIA A. YEAKEL)	
Respondents)	

ORDER

AND NOW, upon the written Stipulation for Stay Relief signed by the Debtors, Mark D. Schaeffer and Danielle Christa Schaeffer, their counsel, J. Zac Christman, Esq., and Santander Bank (“Santander”), by and through its counsel Thomas A. Capehart, Esq., it is hereby:

ORDERED, that the automatic stay provisions of Section 362 of the Bankruptcy Code shall be conditionally terminated with respect to Santander as of this date;

ORDERED, that if the Debtors fail to make the payments as required under the terms of the Stipulation, Santander shall be authorized to then file a Certificate of Default with the Court, upon which the Automatic Stay provisions of Section 362 shall be unconditionally terminated with respect to Santander and Santander shall be entitled to proceed with available state court remedies against the Premises located at 521 Fruthey Hill Road, Easton, Northampton County, Pennsylvania (“Premises”), including without limitation, a mortgage foreclosure and Sheriff’s Sale of the Premises, all without further application to this Court or notice to the Debtors or their counsel.

ORDERED, that this Order shall not be stayed until the expiration of the 14 days after its entry pursuant to Bankruptcy Rule 4001(a) but rather shall become effective as of the date this Order is signed.

BY THE COURT:

Date: October 10, 2018



Richard E. Fehling
United States Bankruptcy Judge